

Owner name: JOSEPH LOMONACO JR CHRISTANN LLC Property address: 131 WILLOW AVE.

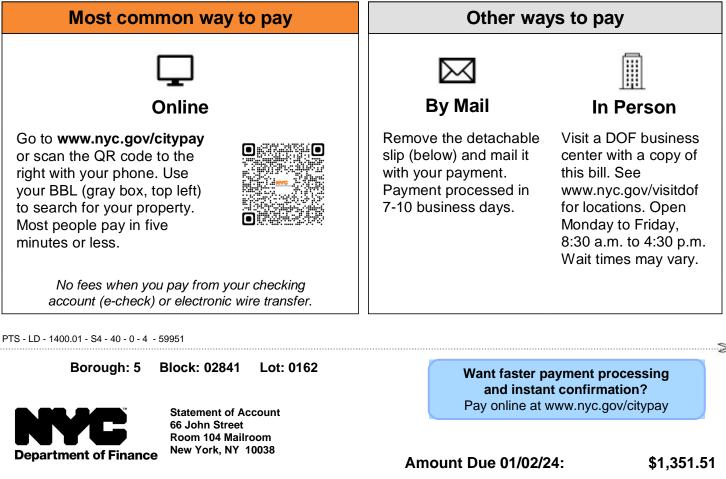
Borough	Block	Lot
STATEN ISLAND (5)	2841	162

## **Property Tax Bill Quarterly Statement**

Activity through November 18, 2023

How much do I owe?					
Outstanding charges	\$0.00				
New charges	\$1,351.51				
Total amount due by January 2, 2024*	\$1,351.51				
* To avoid interest, you must pay by Janua	ry 16.				

### Ways to pay:



**Amount Enclosed:** 

#966093753777907# JOSEPH LOMONACO JR. 83 WOODLAND DR. MIDDLETOWN NJ 07748-3418

Make checks payable & mail payment to: NYC Department of Finance PO Box 680 Newark NJ 07101-0680



Billing Summary			Amount
Outstanding charges (Sum of unpaid balance and interest fees from billing periods)		\$0.00	
New charges (Sum of new property taxes and other charges-see below for details)			\$1,351.51
AMOUNT DUE BY JANUARY 2, 2024		\$1,351.51	
The amount shown at the right includes the amount due this period plus your remaining property taxes, other charges, and any past-due amounts for the rest of the tax year, which ends on June 30. The amount shown includes a discount of \$4.60 that you would receive if you pay by January 16, 2024.			\$2,698.42
Your property details: Estimated market value:	\$176.000	How we calculate your annual taxes: Billable assessed value:	\$79,200.00
Tax class:	4 - Commercial Or Industrial	minus exemptions:	- \$27,900.00
Prior year tax rate:	10.6460%	times the current tax rate:	x 10.5920%
Current tax rate:	10.5920%	Annual property tax:	\$5,433.72
Exemptions:			<b>,</b> -,
ICIP Ind/Special Ex	\$27,900.00		

# **Activity for This Billing Period**

#### **Department of Finance charges**

The charges below include property tax and other property-related charges. If you have questions, contact DOF at www.nyc.gov/dofcustomerservice.

	Activity Date		
Finance-Property Tax	\$1,365.3	5	
Adopted Tax Rate	01/01/2024 \$-13.8	4	
Department of Finance Total	\$1,351.5	1	



#### Messages for You:

Visit www.nyc.gov/taxbill to update your mailing address, register to receive property tax receipts by email, or learn about the interest rate charged on late payments.

**Home banking payment instructions:** Log into your bank or bill pay website and add "NYC DOF Property Tax" as the payee. Your account number is your BBL number: 5-2841-162. Our address is PO Box 680, Newark, NJ 07101-0680.

When you provide a check as payment, you authorize us either to use information from your check to make a one-time electronic fund transfer from your account or to process the payment as a check transaction.



### **Summary of Future Account Activity**

For more details about your account activity for the rest of the tax year, visit www.nyc.gov/nycproperty.

	Due Date	Activity Date	
Finance-Property Tax	04/01/2024		\$1,365.35
Adopted Tax Rate		01/01/2024	\$-13.84

#### Additional Messages for You:

If you own income-producing property, you must file a Real Property Income and Expense (RPIE) statement or a claim of exclusion unless you are exempt by law. You must also file information about any ground or second floor storefront units on the premises, even if you are exempt from filing an RPIE statement. RPIE filers whose properties have an actual assessed value of \$750,000 or greater will be required to file rent roll information. The deadline to file is June 3, 2024. Failure to file will result in penalties and interest, which will become a lien on your property if they go unpaid. Visit www.nyc.gov/rpie for more information.